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Airport, LLC

FILED & ENTERED

MAR 28 2025

CLERK U.S. BANKRUPTCY COURT
Central District of California
BY gonzalez DEPUTY CLERK

8 UNITED STATES BANKRUPTCY COURT
9 CENTRAL DISTRICT OF CALIFORNIA

10 LOS ANGELES DIVISION

11 In re Case No. 2:21-bk-13523-WB
12 URBAN COMMONS, LLC, Chapter 7
13 Debtor. Adv No. 2:23-ap-01302-WB

14 CAROLYN A. DYE, Chapter 7 Trustee, ORDER TO HOLD HOWARD WU IN
15 Plaintiff, CONTEMPT OF SUBPOENA TO
16 v. PRODUCE DOCUMENTS
17 FWREF NASHVILLE AIRPORT, LLC, a Date: March 25, 2025
Delaware limited liability company, Time: 2:00 p.m.
18 Defendant. Crtrm.: 1375 Edward R. Roybal Federal Bldg. &
19 Edward R. Roybal Federal Bldg. &
U.S. Courthouse
255 E. Temple Street,
Los Angeles, CA 90012
20 Judge: Julia W. Brand

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23 On June 14, 2024, Defendant, FWREF Nashville Airport, LLC (“FWREF”) filed its
24 Motion for Order to Show Cause Regarding Howard Wu’s Contempt of Subpoena to Produce
25 Documents (the “Motion”) [Docket No. 23].

26 On December 2, 2024, FWREF filed a Notice of Hearing on Defendant’s Motion For
27 Order To Show Cause Regarding Howard Wu’s Contempt of Subpoena to Produce Documents
28 [Docket No. 33].

1 On January 22, 2025, the court entered the Order to Show Cause Regarding Howard Wu's
2 Contempt of Subpoena to Produce Documents ("OSC Order") [Docket No. 37]. Based on the
3 failure to respond and/or produce documents responsive to the subpoena, and instructions from the
4 Court, Howard Wu has disregarded the deadlines set forth by the Court in the Court's OSC Order.

5 Upon consideration of the Motion and all papers and evidence submitted in support of
6 thereto, and for good cause shows,

7 IT IS HEREBY ORDERED AS FOLLOWS:

- 8 1. Howard Wu is adjudged to be in civil contempt of court for his failure to comply with
9 the Subpoena to Produce Documents, Information, or Objects or to Permit Inspection
10 of Premises in a Bankruptcy Case (Or Adversary Proceeding);
11 2. Awarding FWREF its reasonable attorney's fees and costs it has incurred in bringing
12 and serving the Motion and related papers on noticed motion pursuant to LBR 9013-
13 (o)(1) to be filed not later than 30 days from entry of this Order; and
14 3. The Court shall retain jurisdiction to enforce the terms of this Order.

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24 Date: March 28, 2025
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Julia W. Brand
United States Bankruptcy Judge